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COMING SOON TO THE PARK THEATER
FILMS, LIVE MUSIC & MORE...
BROUGHT TO YOU BY THE GENEROUS DONATIONS OF
LAMORINDA & THE GREATER EAST BAY COMMUNITY
EXIT
EXIT

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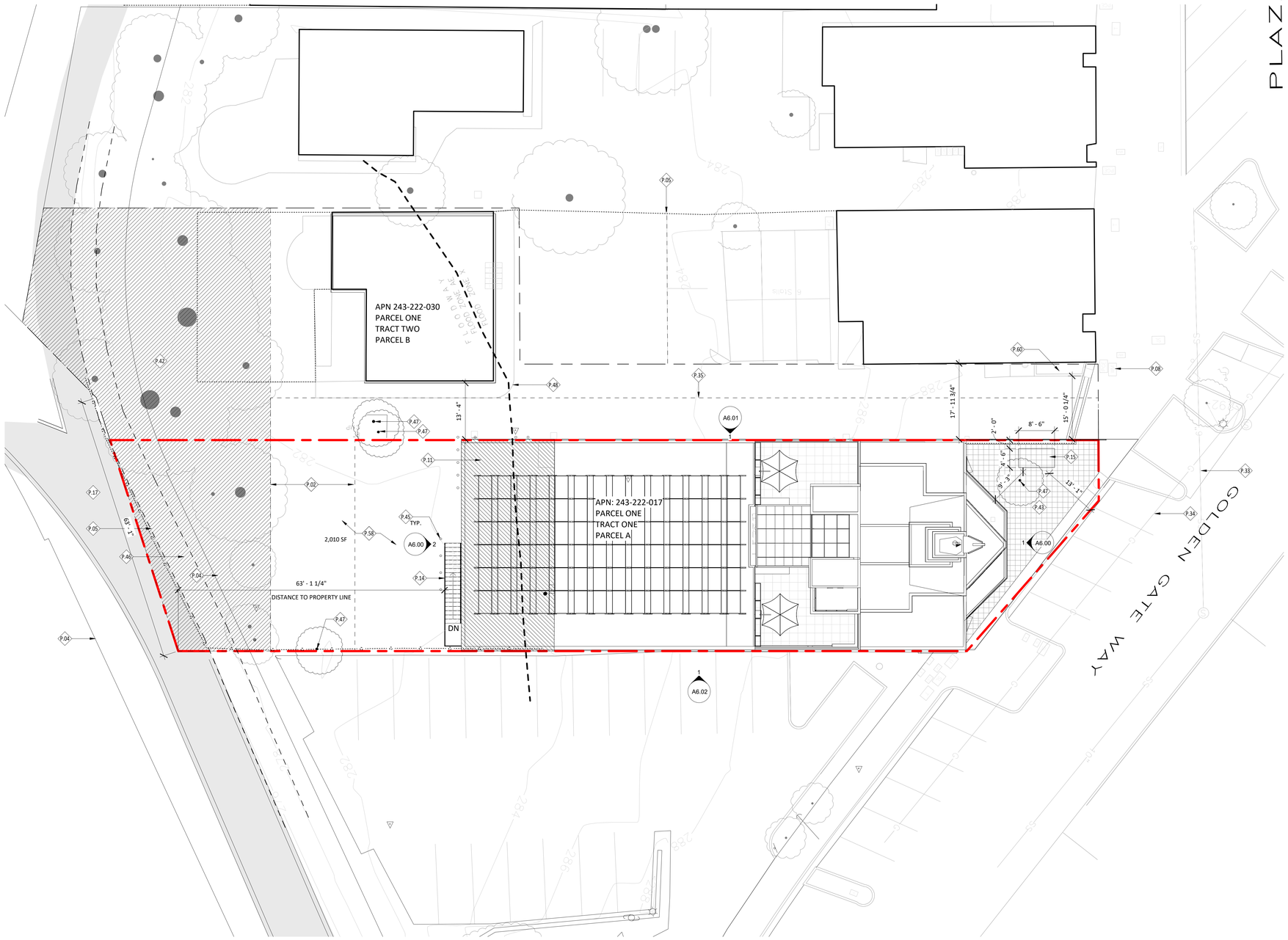

SITE PLAN **1**

SCALE: 3/32" = 1'-0"

SHEET NOTES

1. DIRECTIONAL AND INFORMATION SIGNAGE SHALL BE PROVIDED AT EXTERIOR AND INTERIOR SPACES PER 2016 CBC 11B-216.3.
2. DOORS, DOORWAYS, AND GATES THAT ARE PART OF AN ACCESSIBLE ROUTE SHALL COMPLY WITH SECTION 11B-404. SEE ACCESSIBILITY DETAILS FOR DIMENSIONS OF CLEAR SPACE AND THRESHOLD DETAILS.
3. EXIT DOORS SHALL NOT BE PROVIDED WITH A LATCH OR LOCK UNLESS IT IS PANIC HARDWARE PER CBC 1008.1.1.10. NOTE: PANIC HARDWARE SHALL BE INSTALLED IN ACCORDANCE WITH UL 305, PER CBC 1008.1.10.1.
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7. SEE EGRESS AND OCCUPANCY SHEETS FOR OCCUPANCY LOAD TABULATION AND EXITING.
8. ACCESSIBLE COUNTERS TO HAVE SURFACES THAT ARE 34" MAX. A.F.F., WITH 27" MIN. HIGH KNEE SPACE BELOW.

KEYNOTES

P.02	20' ROAD & UTILITY ESM'T 585 O.R. 316
P.04	C.C.Co FLOOD CONTROL EASEMENT 2560 O.R. 217 & 2954 O.R. 1
P.05	(E) FENCE
P.08	WATER METER
P.11	(N) ADDITION
P.14	(N) EXTERIOR STAIR FOR THEATER 2 EGRESS TO BE MADE OF GALVANIZED STEEL WITH OPEN RISERS AND AND TREADS TO ALLOW FOR FLOOD WATERS TO FLOW THROUGH
P.15	(N) UNDERGROUND VAULT-TYPE TRANSFORMER (BY PG&E) AND CONCRETE PAD. SEE ELECTRICAL DRAWINGS FOR ADDITIONAL INFORMATION
P.17	LAFAYETTE CREEK
P.33	(E) SANITARY SEWER
P.34	(E) GAS LINE
P.35	10' ROAD AND UTILITY EASEMENT 585 OR 316
P.42	DESIGNATED CONTIGUOUS OPEN SPACE THAT EXCEEDS 15% TOTAL LOT COVERAGE OVER BOTH PROPERTIES. COMBINATION OF OPEN SPACE FROM BOTH LOTS EQUALS 23.35% OF TOTAL AREA (PER RB ZONING DISTRICT ORDINANCE 6-910 (b))
P.43	(N) PAVERS TO MATCH (E) SIDEWALK PAVERS (607 SF TOTAL)
P.45	(N) BOLLARDS (QTY: 17)
P.46	FUTURE 6' MIN. FOOTPATH ALONG CREEK. FINAL LOCATION AND MATERIALS TO BE CONFIRMED BY CITY
P.47	(E) TREE TO BE REMOVED
P.48	(E) 4' WIDE SIDEWALK WITH ROLLING CURB ON ADJACENT PROPERTY
P.58	REINSTALL GRAVEL SURFACE IN REAR OF THE BUILDING FOR INFORMAL EMPLOYEE PARKING ONLY (APPROXIMATELY 4-5 SPOTS)
P.60	(E) PLANTER ON ADJACENT PROPERTY LOCATED IN DRIVE AISLE

LEGEND

- PROPERTY LINE
- NEW CONSTRUCTION
- (E) PARTITION TO REMAIN
- (E) SCOPE TO BE REMOVED
- OPEN SPACE
- PAVED SURFACE
- NEW BUILDING ADDITION

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PROJECT NAME

The Lafayette Park Theater

3519 Golden Gate Way,
Lafayette, CA 94549

DATE	ISSUES & REVISIONS
31 MAY 24	ISSUE FOR PLANNING

SPACE FOR APPROVAL STAMPS

IN PROGRESS
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CONSTRUCTION

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DATE	9/26/2024 1:59:39 PM
SCALE	AS NOTED @ 30" x 42"
PROJECT NUMBER	22_16

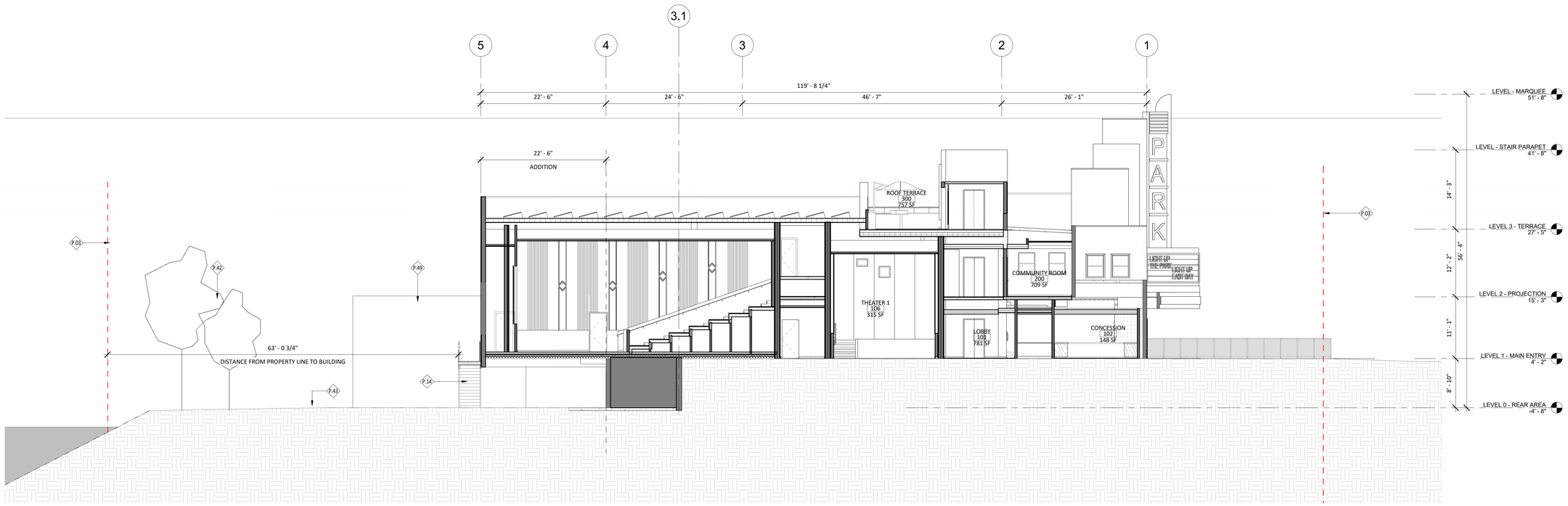
SHEET TITLE

SITE PLAN

NORTH

SHEET NUMBER

A0.50P



PLANNING - SITE SECTION 1

SCALE: 1/8" = 1'-0"

SHEET NOTES

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8. ACCESSIBLE DINING AND WORK SURFACESTO SHALL BE 34" MAX. A.F.F., WITH 27" MIN. HIGH KNEE SPACE BELOW.
9. ACCESSIBLE COUNTERS WITH A LAVATORY, APRON SHALL BE 29" AFF MIN., KNEE CLEARANCE SHALL BE 27" AFF MIN., MEASURED 8" FROM THE FRONT EDGE, 30" WIDE MIN. TOE SPACE SHALL BE 17" MIN. AND 19" MAX., AND 9" HIGH MIN.

KEYNOTES

P.03	PROPERTY LINE
P.14	(N) EXTERIOR STAIR FOR THEATER 2 EGRESS TO BE MADE OF GALVANIZED STEEL WITH PERFORATED METAL RISERS TO ALLOW FOR FLOOD WATERS TO FLOW THROUGH
P.42	DESIGNATED CONTIGUOUS OPEN SPACE THAT EXCEEDS 15% TOTAL LOT COVERAGE OVER BOTH PROPERTIES. COMBINATION OF OPEN SPACE FROM BOTH LOTS EQUALS 23.35% OF TOTAL AREA (PER RB ZONING DISTRICT ORDINANCE 6-910 (b))
P.43	REUSE EXISTING PAVERS AS MUCH AS POSSIBLE AND INFIL AS NEEDED WITH NEW PAVERS TO MATCH
P.49	(E) FOURPLEX TO REMAIN

LEGEND

(E) PARTITION TO REMAIN

(E) SCOPE TO BE REMOVED

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PROJECT NAME

The Lafayette Park Theater

3519 Golden Gate Way,
Lafayette, CA 94549

DATE	ISSUES & REVISIONS
05/21/24	ISSUE FOR PLANNING

SPACE FOR APPROVAL STAMPS

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DATE	4/7/2025 2:59:35 PM
SCALE	AS NOTED @ 30" x 42"
PROJECT NUMBER	22_16

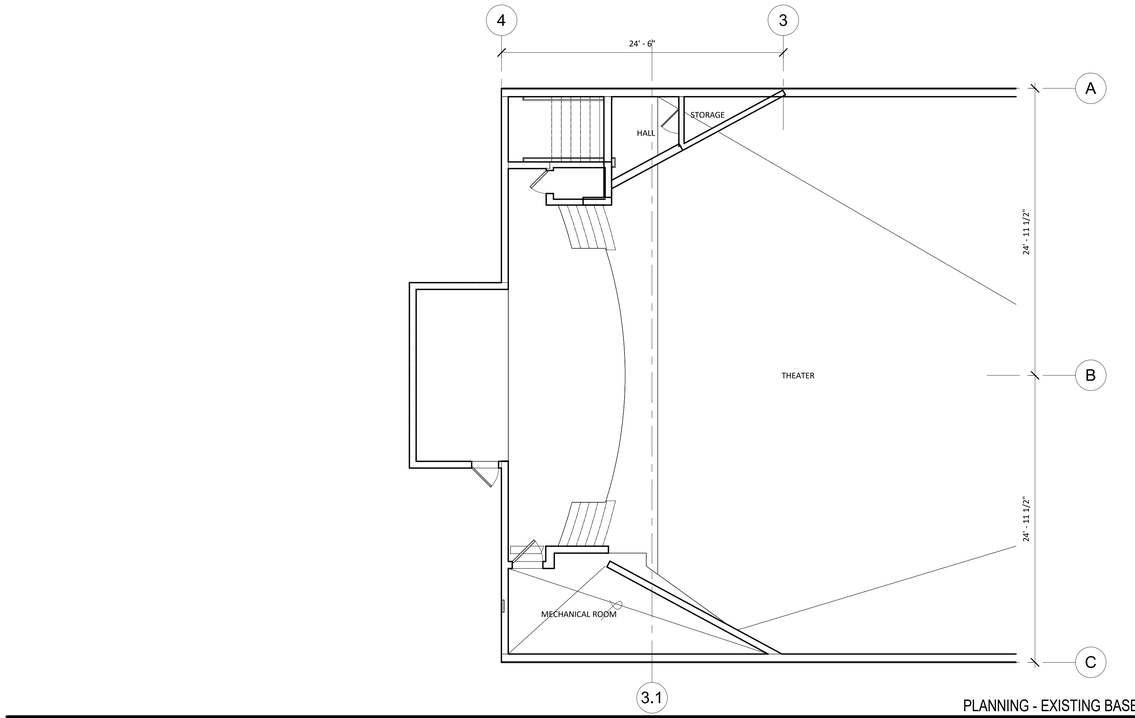
SHEET TITLE

SITE SECTIONS

NORTH

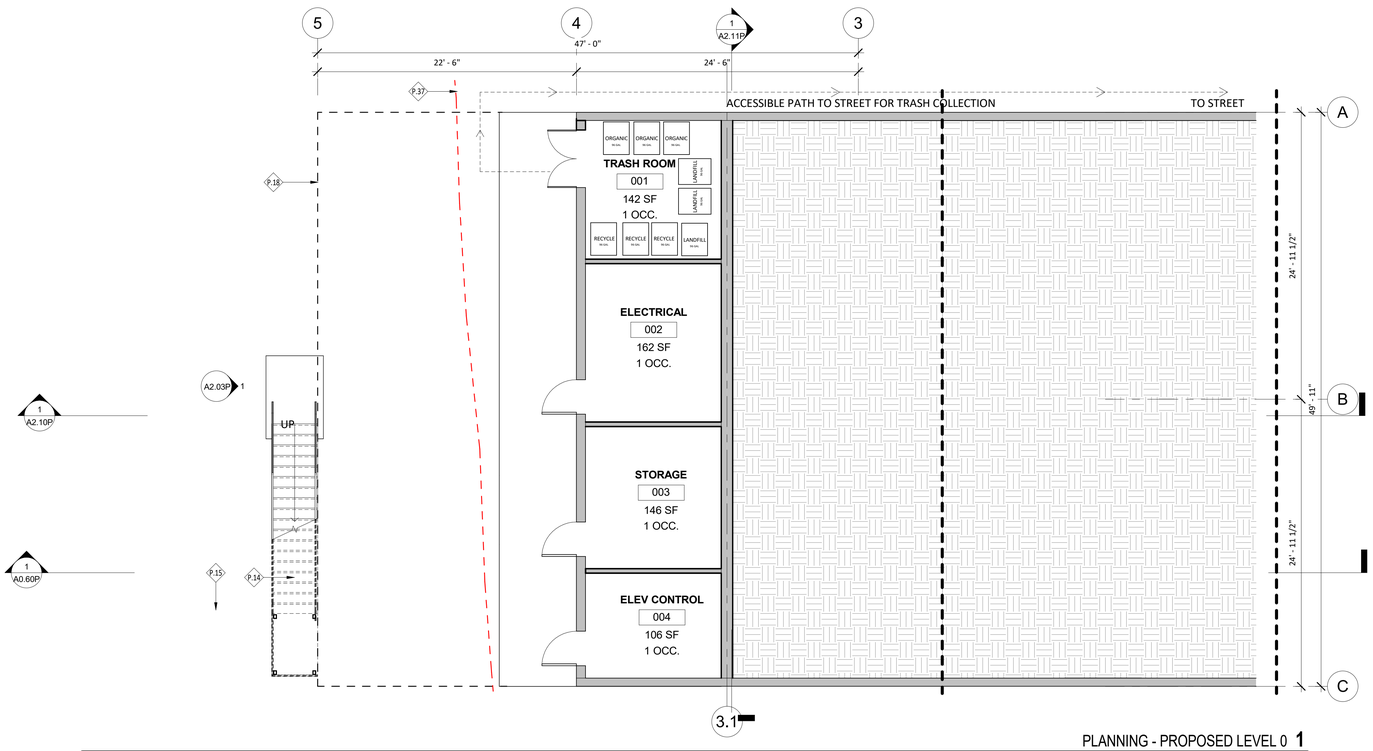
SHEET NUMBER

A0.60P



PLANNING - EXISTING BASEMENT PLAN **2**

SCALE: 3/16" = 1'-0"



PLANNING - PROPOSED LEVEL 0 **1**

SCALE: 3/16" = 1'-0"

SHEET NOTES

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9. ACCESSIBLE COUNTERS WITH A LAVATORY, APRON SHALL BE 29" AFF MIN., KNEE CLEARANCE SHALL BE 27" MIN. AT 8" MEASURED 8" FROM THE FRONT EDGE, 30" AT 17" MEASURED 17" FROM THE FRONT EDGE, AND 19" AT 25" MEASURED 25" FROM THE FRONT EDGE.

GROSS AREAS
EXISTING LEVEL 0: 4,000 SQFT
PROPOSED LEVEL 0: 4,000 SQFT
TRANSFORMER: 144 SQFT

KEYNOTES

P.14	(N) EXTERIOR STAIR FOR THEATER 2 EGRESS TO BE MADE OF GALVANIZED STEEL WITH PERFORATED METAL RISERS TO ALLOW FOR FLOOD WATERS TO FLOW THROUGH
P.15	(N) UNDERGROUND VAULT-TYPE TRANSFORMER (APPROVED BY PG&E) AND CONCRETE PAD. SEE ELECTRICAL AND CIVIL DRAWINGS FOR ADDITIONAL INFORMATION
P.18	(N) OVERHANG ABOVE FROM THEATER 2
P.37	FLOOD PLAIN LINE

LEGEND

(E) PARTITION TO REMAIN

(E) SCOPE TO BE REMOVED

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design@arcsine.com

PROJECT NAME

The Lafayette Park Theater

3519 Golden Gate Way,
Lafayette, CA 94549

DATE	ISSUES & REVISIONS
05/21/24	ISSUE FOR PLANNING

SPACE FOR APPROVAL STAMPS

IN PROGRESS
NOT FOR
CONSTRUCTION

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DATE	4/7/2025 2:34:09 PM
SCALE	AS NOTED @ 30" x 42"
PROJECT NUMBER	22_16

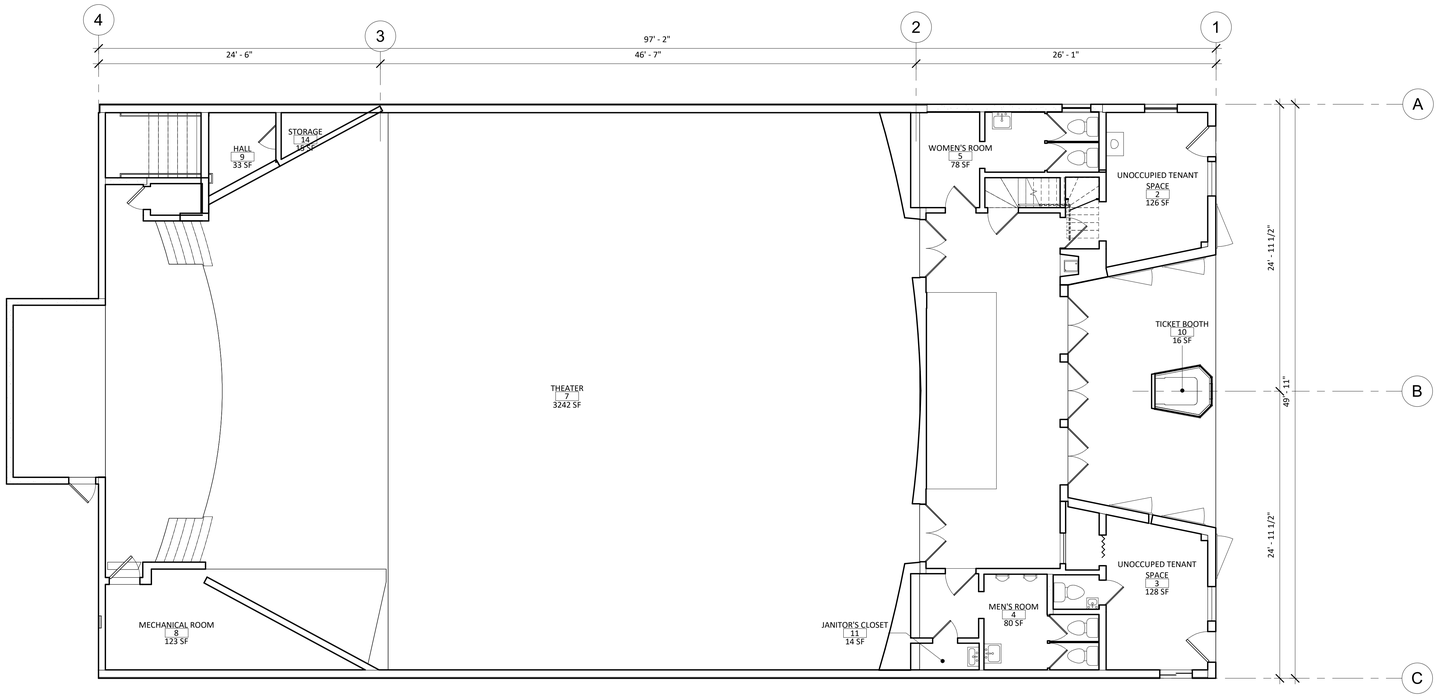
SHEET TITLE

BASEMENT EXSITING AND PROPOSED PLAN

NORTH

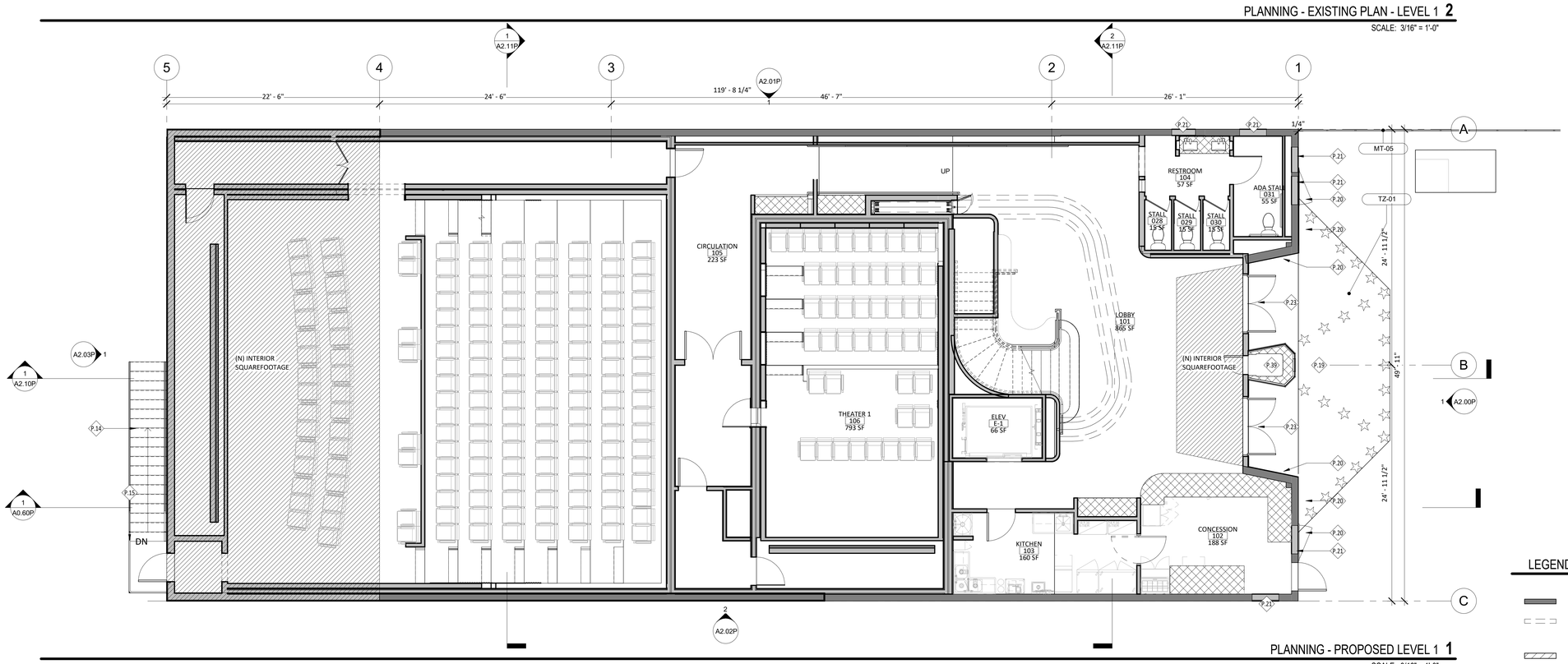
SHEET NUMBER

A1.00P



PLANNING - EXISTING PLAN - LEVEL 1 **2**

SCALE: 3/16" = 1'-0"



PLANNING - PROPOSED LEVEL 1 **1**

SCALE: 3/16" = 1'-0"

SHEET NOTES

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KEYNOTES

P.14	(N) EXTERIOR STAIR FOR THEATER 2 EGRESS TO BE MADE OF GALVANIZED STEEL WITH OPEN RISERS AND AND TREADS TO ALLOW FOR FLOOD WATERS TO FLOW THROUGH
P.15	(N) UNDERGROUND VAULT-TYPE TRANSFORMER (BY PG&E) AND CONCRETE PAD. SEE ELECTRICAL DRAWINGS FOR ADDITIONAL INFORMATION
P.19	(N) TERRAZZO FLOORING WITH CUSTOM STARS FOR DONOR RECOGNITION
P.20	(N) MOVIE POSTER BOXES WITH INTEGRATED LIGHTING
P.21	(E) WINDOW TO BE FILLED IN
P.23	(N) BRASS CLAD DOORS
P.39	(E) TICKET CONCESSION STAND TO BE RETROFITTED

LEGEND

- (N) PARTITION
- (E) PARTITION TO BE REMOVED
- (E) PARTITION TO REMAIN

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PROJECT NAME

The Lafayette Park Theater

3519 Golden Gate Way,
Lafayette, CA 94549

DATE	ISSUES & REVISIONS
31 MAY 24	ISSUE FOR PLANNING

SPACE FOR APPROVAL STAMPS

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DATE	9/26/2024 1:59:48 PM
SCALE	AS NOTED @ 30" x 42"
PROJECT NUMBER	22_16

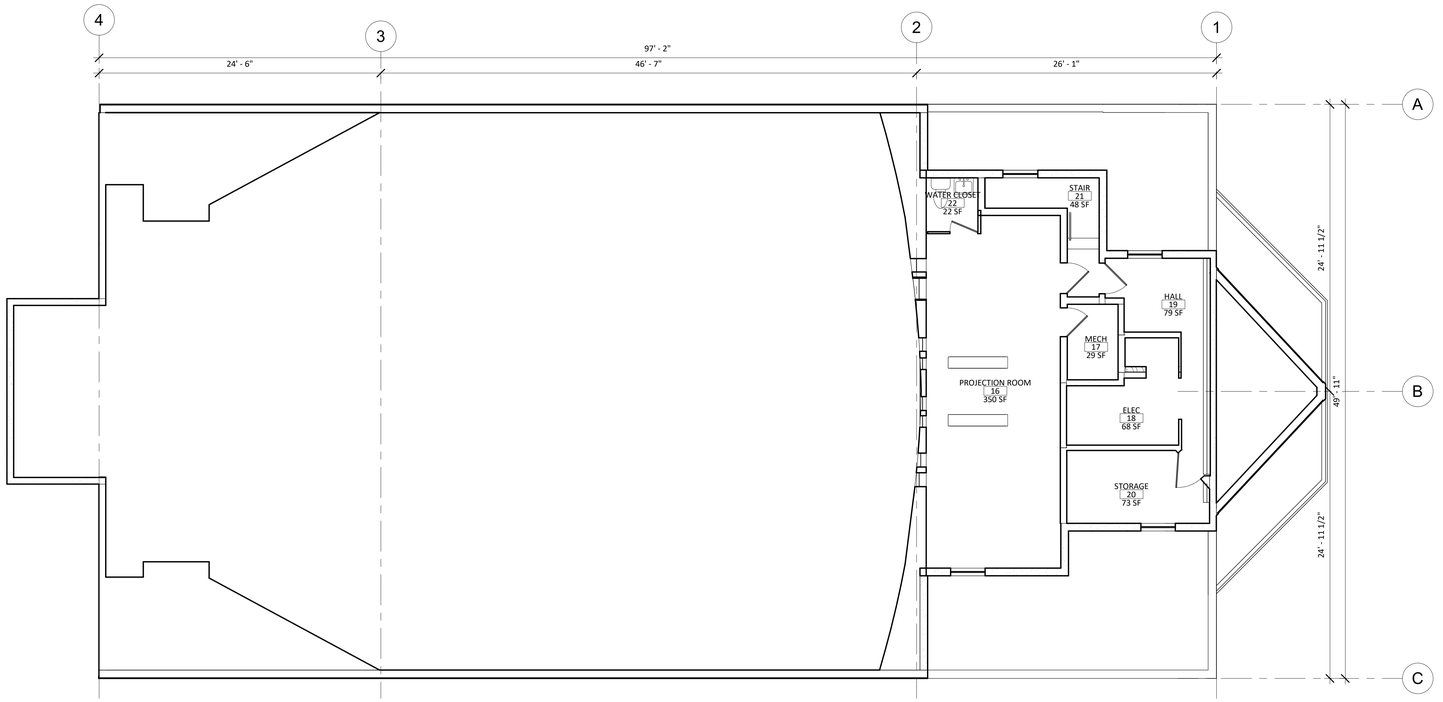
SHEET TITLE

LEVEL 1 EXISTING AND PROPOSED PLAN

NORTH

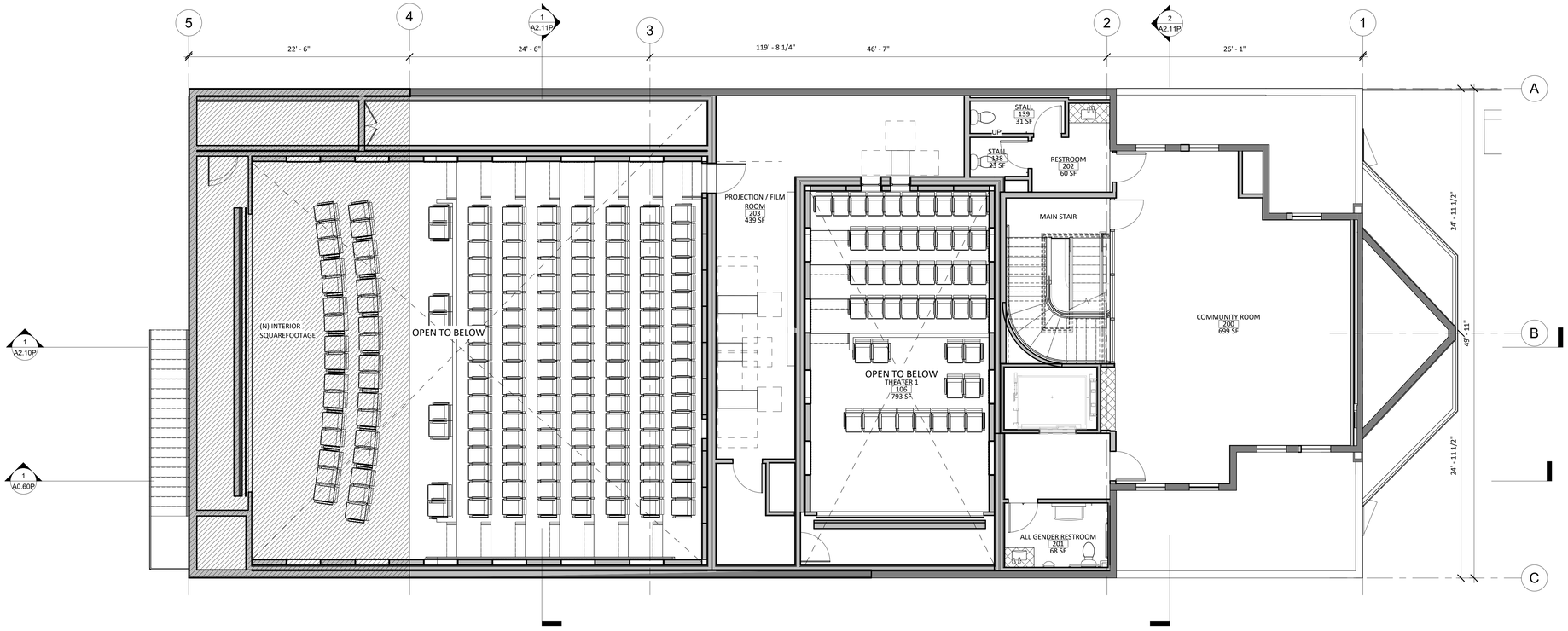
SHEET NUMBER

A1.01P



PLANNING - EXISTING PLAN - LEVEL 2 **2**

SCALE: 3/16" = 1'-0"



PLANNING - PROPOSED LEVEL 2 **1**

SCALE: 3/16" = 1'-0"

SHEET NOTES

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KEYNOTES

LEGEND

- (N) PARTITION
- (E) PARTITION TO BE REMOVED
- (E) PARTITION TO REMAIN

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PROJECT NAME

The Lafayette Park Theater

3519 Golden Gate Way,
Lafayette, CA 94549

DATE	ISSUES & REVISIONS
31 MAY 24	ISSUE FOR PLANNING

SPACE FOR APPROVAL STAMPS

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DATE	9/26/2024 1:59:55 PM
SCALE	AS NOTED @ 30" x 42"
PROJECT NUMBER	22_16

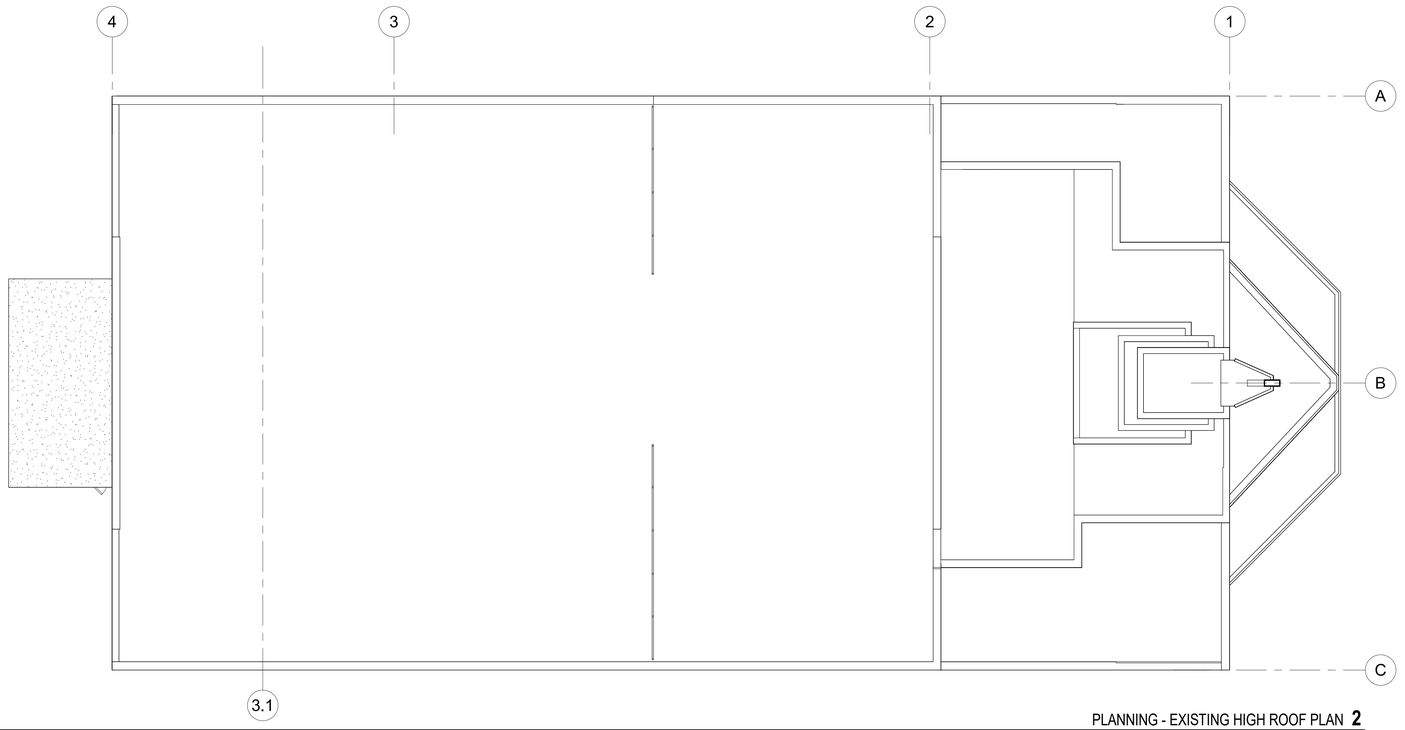
SHEET TITLE

LEVEL 2 EXISTING AND PROPOSED PLAN

NORTH

SHEET NUMBER

A1.02P



PLANNING - EXISTING HIGH ROOF PLAN **2**

SCALE: 3/16" = 1'-0"

SHEET NOTES

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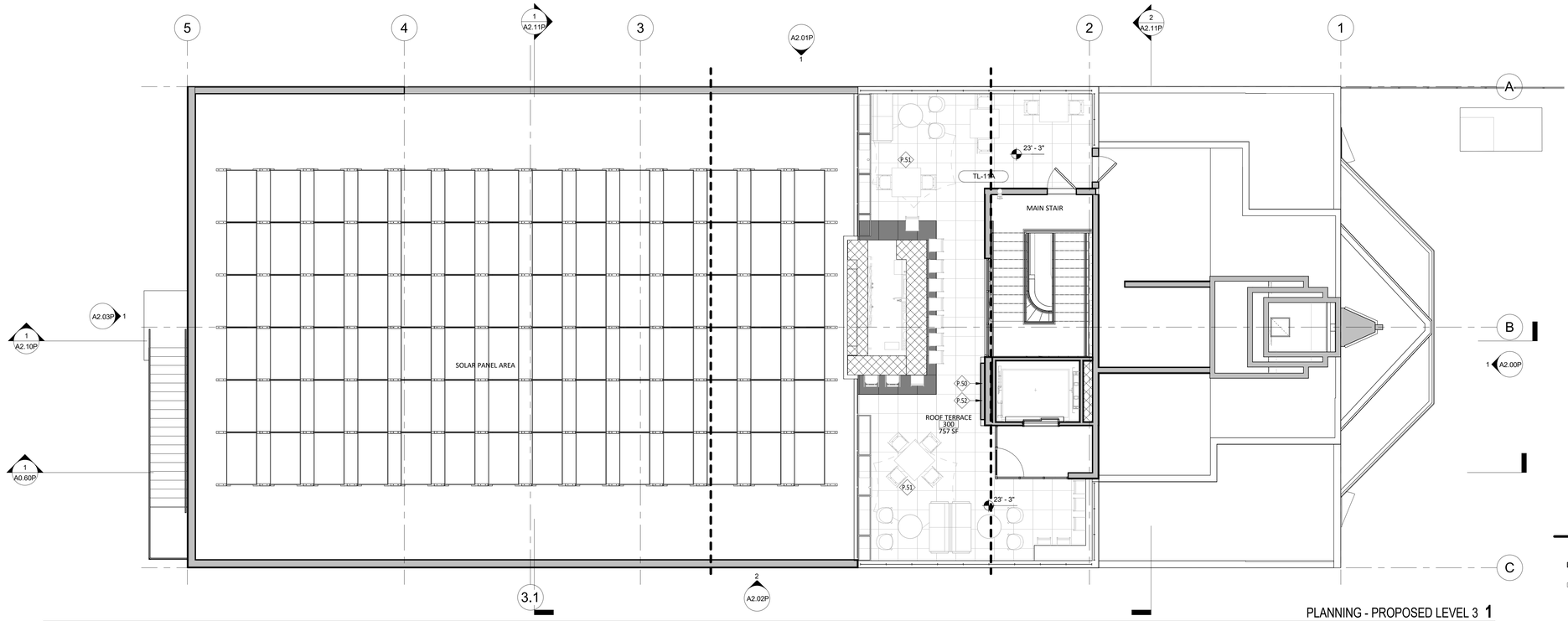
KEYNOTES

P.50	(N) GREEN WALL
P.51	FIXED UMBRELLA TO BE OPEN WHEN DESIRED
P.52	WALL SCONCES DOWNLIGHT ONLY TO LIGHT GREEN WALL



PLANNING - PROPOSED LEVEL 3 **1**

SCALE: 3/16" = 1'-0"

LEGEND

(E) PARTITION TO REMAIN

(E) SCOPE TO BE REMOVED

ARCSINE

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design@arcsine.com

PROJECT NAME

The Lafayette Park Theater

3519 Golden Gate Way,
Lafayette, CA 94549

DATE	ISSUES & REVISIONS
11/23/22	100% SCHEMATIC DESIGN
05/21/24	ISSUE FOR PLANNING

SPACE FOR APPROVAL STAMPS

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DATE	4/7/2025 2:33:45 PM
SCALE	AS NOTED @ 30" x 42"
PROJECT NUMBER	22_16

SHEET TITLE

ROOF LEVEL EXISITING AND PROPOSED PLAN

NORTH

SHEET NUMBER

A1.03P

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